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Acting Director of Logistics

030664
3 June 1964

Chief, Real Estate & Construction Division, OL

Status Report - (a) Printing Services Building
(b) Space Requirements
(c) Additional Parking

REFERENCE: 25 May 1964 Meeting with Exec. Dir., DD/S and D/L re
"Master Plan for Langley Site" and Space Requirements
(Briefings by [REDACTED])

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1. At reference meeting it was agreed that while one additional building to house all Headquarters units now considered for relocation to Langley would be a good "Master Plan Solution" it was recognized that:

a. Approximately 775,000 gross sq. ft. of space would be required to house these units. Authorization and appropriation approval of a program of this scope would take some time under most favorable circumstances.

b. While such a program could be built in phases (first phase to provide approx. 70 - 75,000 gross sq. ft. for Printing Services Division) the plans and specifications for the entire building would have to be reasonably completed before starting any construction. Preparation of these plans, etc., would require several months after the above program approval was obtained.

c. A building for the Printing Services Division could be built on the present site approximately 400 feet north of the Power House, between the existing road and the west property line. This location was discussed on 22 May 1964 with Mr. [REDACTED]. In his opinion a two story building approximately 120 feet deep and 300 feet long could be designed in such a way as not to be objectionable. (In view of (a) and (b) above, he is prepared to recommend that the Printing Plant building be constructed in this area and from presently appropriated Headquarters building construction funds.)

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2. The Executive Director indicated that he would support a Master Plan along these lines. In accordance with instructions we have not committed any funds but we are now in position to award an Agency contract for:

a. The detail survey and soil testing of the proposed site. (Estimated cost \$5,000.00. Funds sufficient to cover these items are available in OL, FY 64 budget)

b. A design report or a statement of design criteria and requirements which will be the basis of a future Architect-Engineer Contract to be awarded by the Public Buildings Service. [REDACTED]

[REDACTED] has been contacted by Chief, Printing Services Division and Chief, RE&CD. This capable Consulting Engineering firm is willing to submit a proposal for this type report on design criteria after they have security clearance to inspect our present installations and have become familiar with the problems and functions of the Printing Services Division. Cost estimates of a study report are therefore not yet available but it is believed that sufficient funds are available in OL budget.)

3. The Public Buildings Service has not been consulted in connection with the proposed project or the approach outlined above. However, it is necessary that both items (2 a and 2 b) be available before any Architectural-Engineering work is started. It is therefore recommended that we be directed to proceed with 2 a and 2 b even in advance of final or formal Congressional Committee approval.

4. Additional space in the amount of 175,000 to 200,000 net square feet will be required when the Agency vacates [REDACTED] Quarters Eye; R and S Building and Alcott Hall. The Director of Logistics, Chief, RE&CD and Chief, Logistics Services Division met with Mr. Daly, Commissioner, Public Buildings Service on 22 May 1964 to obtain any revised schedule for demolishing these buildings. We were advised that a definite schedule for the demolition of Qtrs. Eye, R and S and Alcott Hall is not yet established. Regarding [REDACTED] we were advised on 25 May that we would probably have to vacate before April 1967. (This is approx. 2 years prior to any previous estimate.) Daly also stressed the point that PBS funds are not available to rent space to consolidate these four locations into one building, even though full consideration is given to their poor structural condition, the security risk, the desire to clear park land and the anticipated difficulties occurring during road construction scheduled in the vicinity.

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5. PBS has not been further contacted on these future space requirements. It was my understanding that the Exec. Dir. and DD/S would have directions for us when decision had been reached and that possibly the first contact would be made by them to General Services Administrator Boutin or to Mr. Daly.

6. The most economical and also the most convenient area to develop for approximately 1,000 additional parking spaces would be west of our present North Parking area just across the property line on the Bureau of Public Roads land. It is to be anticipated that this use permit would be resisted by the Bureau and for this reason it was suggested at reference meeting that high level approach to the Secretary of Commerce be first effort. No contact has been made by RE&CD or LSD. Direction is requested.

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